

#18-39

BROOKINGS COUNTY DEVELOPMENT

Planning, Zoning and Drainage / Emergency Management

Brookings City & County Government Center

520 3rd Street, Suite 200

Brookings, SD 57006

(605) 696-8350

E-Mail: zoning@brookingscountysd.gov

Brookings County Commission

September 25, 2018 meeting.

September 5, 2018: The Brookings County Planning and Zoning Commission recommends approval of plat 2018plat019 with a unanimous vote of 8-ayes and 0-nays at their September 4, 2018 meeting.

Brookings County Planning and Zoning Commission

September 4, 2018 – 8:00 PM meeting

2018plat019–September 4, 2018

Prepared by Richard Haugen

Applicant/Owner: Edward Telkamp Living Trustee, % Julie Rae Loving

3421 30th St, Brookings, SD 57006

Legal Description: "Plat of Lot 1, Telkamp Addition in the NW1/4 of Section 17, T110N, R49W, of the 5th P.M., Brookings County, South Dakota."

2018plat019: Julie Rae Loving is platting off approximately 6.7 acres of an existing building site from 158 acres they own. The current use of the land is residence, farm ground, and grassland. The existing driveway is on 34th Ave that will be used for access to the property. The location of the residence being platted, 2606 34th Ave, Brookings, SD is in the Brookings City/County-Joint Jurisdiction area on 34th Ave, north of the US Highway 14 By-Pass. *Brookings City/County Joint Jurisdictional Ordinance: Section 405. Agricultural District A: 407. Permitted use: .3 Single-family residences on less than 35 acre lots provided that such residences are on an established farm building site, abandoned school site, and further provided that the proposed site has established road access, the lot has clearly delineated boundaries and the site can meet minimum water and sewer standards*

The plat is for agricultural land or residence and the Brookings County Planning and Zoning Commission has jurisdiction and can recommend approval of the plat.

2018plat019

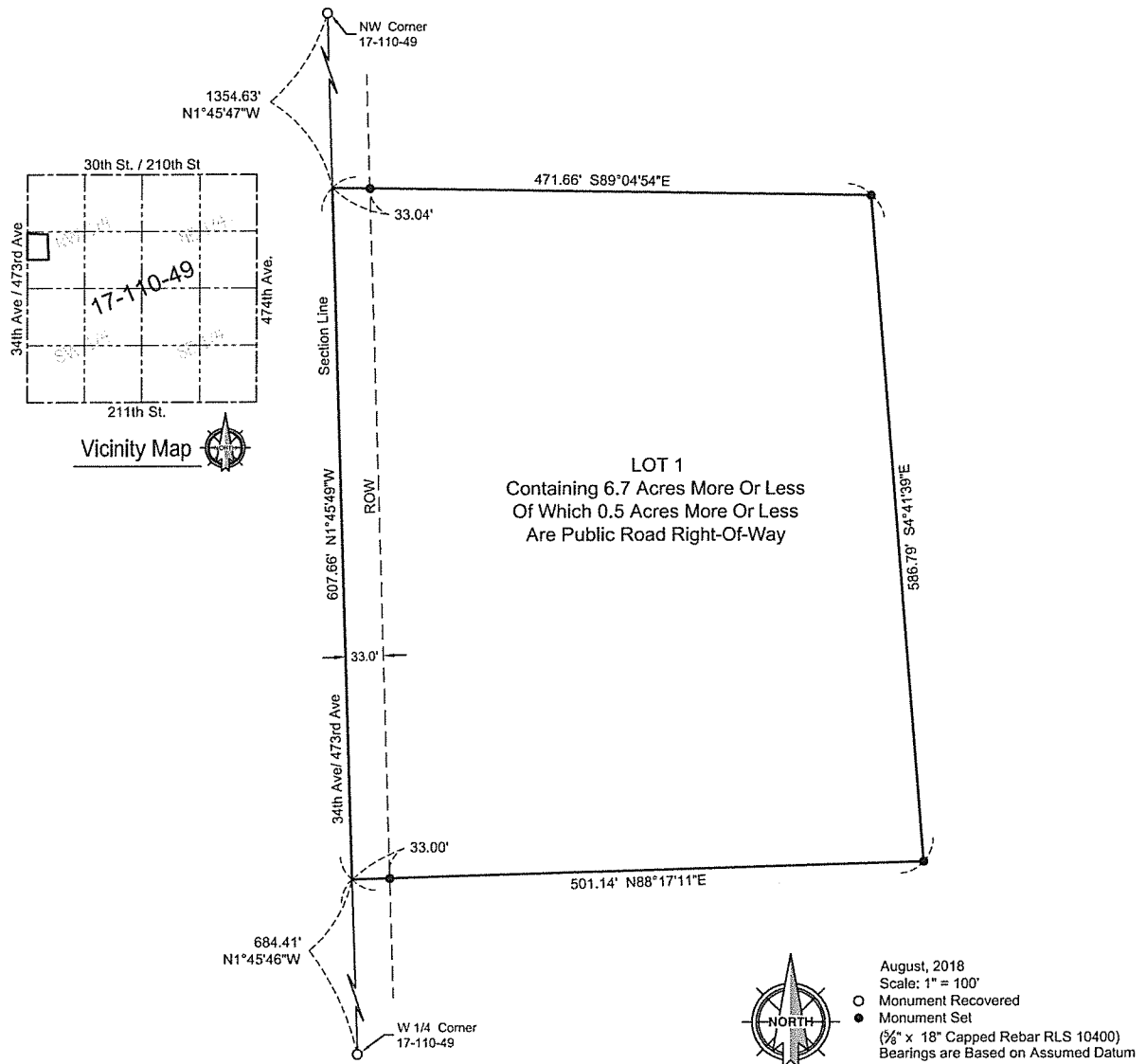
Staff Report

September 4 2018

The plat meets the platting requirements for the 2016 Comprehensive Plan-
Unincorporated Rural Area Land Use statement on page 24 for Agricultural Land Use.

PLAT OF

LOT 1, TELKAMP ADDITION IN THE NW ¼ OF SECTION 17, T110N, R49W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA.



SURVEYOR'S CERTIFICATE

I, Andrew E. Kangas, a Registered Land Surveyor of the State of South Dakota, do hereby certify that on or before the 22nd day of August, 2018 and at the request of the owner of the real property hereinafter described, surveyed and platted a portion of the NW ¼ of Section 17, Township 110 North, Range 49 West of the 5th P.M. Brookings County, South Dakota, as shown on the plat, and marked upon the ground boundaries thereof in the manner shown on the plat, and that the attached plat is a true and correct representation of said survey and that the parcel of land so platted contains: "PLAT OF LOT 1, TELKAMP ADDITION IN THE NW ¼ OF SECTION 17, T110N, R49W OF THE 5TH P.M., BROOKINGS COUNTY, SOUTH DAKOTA".

IN WITNESS WHEREOF, I have executed this Surveyor's Certificate this 22nd day of August, 2018.

Prepared By:



Civil Engineers & Land Surveyors
Brookings, South Dakota
Ph. 605-696-3200



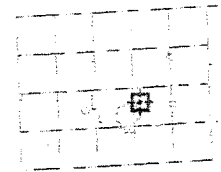


LOT 1 - TELKAMP ADDITION SECTION 17

BeaconTM Brookings County, SD
2018p/wt 019



Overview



Legend

- ☐ Brookings City Limits
- ☐ City Limits
- ☐ Township Boundar Sections
- ☐ Parcels
- ☐ Roads

Parcel ID	040001104917200	Alternate ID	n/a	Owner Address	TELKAMP, EDWARD LIVING TRUST
Sec/Twp/Rng	17-110-49	Class	AGA	SEND TO:	JULIE RAE LOVING
Property Address	2606 34TH AVE	Acreage	157.98		3421 30TH ST
	BROOKINGS				BROOKINGS SD 57006
District	0401				
Brief Tax Description	NW1/4 EXC S208' OF W208' & EXC H-1 SEC 17-110-49				
	(Note: Not to be used on legal documents)				

Date created: 8/20/2018
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Developed by  **Schneider**
GEOSPATIAL